

SNAPSHOT of HOME Program Performance--As of 09/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Tulsa County Consortium**

State: **OK**

PJ's Total HOME Allocation Received: **\$17,387,559**

PJ's Size Grouping*: **B**

PJ Since (FY): **1995**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
			PJs in State:	5			
Program Progress:							
% of Funds Committed	86.68 %	89.52 %	4	95.51 %	3	6	
% of Funds Disbursed	75.76 %	84.99 %	5	87.58 %	5	6	
Leveraging Ratio for Rental Activities	3.98	2.43	1	4.86	39	43	
% of Completed Rental Disbursements to All Rental Commitments***	55.63 %	81.71 %	5	82.17 %	6	7	
% of Completed CHDO Disbursements to All CHDO Reservations***	54.69 %	72.60 %	5	71.17 %	17	19	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	100.00 %	77.13 %	1	81.54 %	100	100	
% of 0-30% AMI Renters to All Renters***	51.33 %	37.79 %	1	45.68 %	62	60	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	99.67 %	1	96.19 %	100	100	
Overall Ranking:			In State:	4 / 5	Nationally:	27 31	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$31,593	\$21,984		\$27,510	113 Units	12.70 %	
Homebuyer Unit	\$3,611	\$9,574		\$15,239	658 Units	73.80 %	
Homeowner-Rehab Unit	\$20,747	\$24,715		\$20,932	120 Units	13.50 %	
TBRA Unit	\$0	\$6,372		\$3,121	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tulsa County Consortium OK

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$66,649	\$84,914	\$21,031
State:*	\$64,986	\$62,158	\$28,755
National:**	\$98,643	\$77,150	\$23,791

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 0.79

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	98.2	76.0	88.3	0.0
Black/African American:	0.0	5.3	5.8	0.0
Asian:	0.0	0.3	0.8	0.0
American Indian/Alaska Native:	1.8	4.0	3.3	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.2	0.0	0.0
Asian and White:	0.0	0.2	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.9	0.0	0.0
Asian/Pacific Islander:	0.0	0.3	0.8	0.0

ETHNICITY:

Hispanic	0.0	12.9	0.8	0.0
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HOUSEHOLD SIZE:

1 Person:	96.5	18.7	43.3	0.0
2 Persons:	3.5	23.9	31.7	0.0
3 Persons:	0.0	24.2	14.2	0.0
4 Persons:	0.0	18.5	8.3	0.0
5 Persons:	0.0	9.3	0.0	0.0
6 Persons:	0.0	4.1	1.7	0.0
7 Persons:	0.0	0.9	0.0	0.0
8 or more Persons:	0.0	0.5	0.8	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	0.0	18.8	19.2	0.0
Elderly:	99.1	2.1	50.0	0.0
Related/Single Parent:	0.0	33.4	18.3	0.0
Related/Two Parent:	0.9	37.8	6.7	0.0
Other:	0.0	7.6	5.8	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	1.8	0.2 #
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	98.2	

of Section 504 Compliant Units / Completed Units Since 2001 18

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tulsa County Consortium

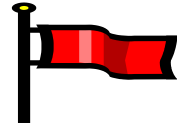
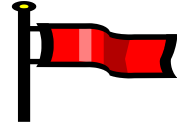
State: OK

Group Rank: 27
 (Percentile)

State Rank: 4 / 5 PJs

Overall Rank: 31
 (Percentile)

Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.95%	55.63	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 54.12%	54.69	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	100	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.11%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.750	3.43	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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